



1 Elizabeth Berke-Dreyfuss (Bar No. 114651)
2 Steven M. Morger (Bar No. 115108)
3 WENDEL ROSEN LLP
4 1111 Broadway, 24th Floor
5 Oakland, California 94607
6 Telephone: (510) 834-6600
7 Fax: (510) 834-1928
8 Email: edreyfuss@wendel.com

**The following constitutes the order of the Court.
Signed: August 26, 2020**

6 Attorneys for Secured Creditors
Noel Yi and Meiling Yi

**Roger L. Efremsky
U.S. Bankruptcy Judge**

UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA

OAKLAND DIVISION

12	In Re	Case No. 19-41564 RLE
13	BROOK STREET HOLDINGS LLC,	Chapter 7
14		
15	Debtor.	ORDER GRANTING R AUTOMATIC STAY

ORDER GRANTING RELIEF FROM AUTOMATIC STAY

R.S. No. WR-001

Date: August 26, 2020
Time: 2:00 p.m.
Dept: Zoom Video Conference
Judge: Hon. Roger L. Efremsky

21 The Court, having considered the Motion for Relief from Stay filed by Secured Creditors,
22 Noel Yi and Meiling Yi, and the Memorandum of Points and Authorities in support thereof to
23 proceed with litigation to resolve competing priority claims against the Debtor's real property in a
24 non-bankruptcy forum, the Alameda Superior Court, ("Motion"), pursuant to 11 U.S.C. § 362
25 and Rule 4001 of the Federal Rules of Bankruptcy Procedure and Local Rule 4001-1, having
26 considered all of the evidence and pleadings submitted to this Court, and finding that proper
27 notice to all necessary parties as required by law was provided and the parties consenting thereto,
and good cause appearing therefore,

1 IT IS HEREBY ORDERED that:

2 1. The Motion is GRANTED, as follows:

3 2. Pursuant to Bankruptcy Code § 362(d), Secured Creditors, Noel Yi and Meiling
4 Yi, are granted relief from the automatic stay to proceed with their State Court Action¹ against the
5 named defendants in the State Court Action solely to pursue a determination of the relative
6 priorities of the secured creditors holding deeds of trust against the Debtor's real property,
7 commonly known as 3070 Brook Street, Oakland, California.

8 3. The time limitations of Rule 4001(a)(3) are hereby waived.

9 APPROVED AS TO FORM:

10 SHIERKATZ RLLP

11 By: /s/Jeremy W. Katz

12 Jeremy W. Katz
13 Attorneys for Chapter 7 Trustee,
14 Paul Mansdorf

15 **END OF ORDER**

28 ¹ As defined in the Motion.

COURT SERVICE LIST

ECF Registrants